



31, Easter Road, Bournemouth

Type: House - Detached Bedrooms: 3 Bathrooms: 1
Council Tax Band: A EPC: E

A detached family home currently arranged as two, one bedroom apartments in need of complete modernisation with a large garden situated close to local amenities.

Guide Price
£275,000
Freehold



31 Easter Road, Bournemouth, BH9 1SW

- Fantastic opportunity and potential to alter and remodel
- Currently two one bedroom apartments in a residential location
 - Ideal for investors or development potential
 - In need of complete refurbishment and modernisation
 - Large garden with great potential
- Offered with no forward chain, tenants currently in residence
 - Close to local amenities, parks, walks and shops
- A lovely detached Victorian home with some original features and charm



Viewing strictly by appointment
Symonds & Sampson
01202 843190

Internally

The detached property is currently split into two, one bedroom apartments. Both have a good sized sitting room, one double bedroom, a kitchen and a bathroom. The garden is used by the first floor apartment presently however, could be altered upon completion. Both apartments require full renovation/modernisation.

Externally

This property has a large rear garden which is currently used by the first floor apartment. There is a small front garden which is enclosed by a low level wall.

Services and agents note

The property is currently occupied with two separate tenants. All mains services
EPC rating - E
Council Tax Band - A
Broadband and mobile phone services available.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			74
(55-68) D			
(39-54) E		44	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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01202 843190
Symonds & Sampson 5 West Street
Wimborne
Dorset
BH21 1JN
wimborne@symondsandsampson.co.uk

Symonds & Sampson
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